

ZA: W. NELSON
PW: J. LAROCQUE
STAFF: S. GONG

CONTRA COSTA COUNTY ZONING ADMINISTRATOR
MONDAY, OCTOBER 20, 2014
30 MUIR ROAD
MARTINEZ, CA 94553

1:30 P.M.

NOTICE: The Zoning Administrator may alter the order of agenda items at the meeting.

The Community Development Division of the Department of Conservation and Development will provide reasonable accommodations to those persons needing translation services and for persons with disabilities who wish to participate in Zoning Administrator meetings. Please contact Hiliana Li at least 48 hours before the meeting at (925) 674-7792.

1. PUBLIC COMMENTS: NONE

LAND USE PERMIT: PUBLIC HEARING

APPROVED WITH
MODIFICATIONS TO
CONDITION OF
APPROVAL #8

2. BHINDER SANDHU (Applicant) - ROBERT DARROW CASE & BARBARA DOWNING CASE FAMILY TRUST (Owners), County File #LP14-2022: The applicant is requesting approval of a land use permit to re-establish the sale of beer, wine, and hard liquor at an existing convenience store due to the discontinuation of alcohol sales for more than 120 days and the expiration of an alcohol sales license that was issued by the California Alcoholic Beverage Control. The property is located at 2300 Martinez Avenue in Martinez. (Zoning: Retail Business, R-B; Parcel Numbers: 375-022-005 & 375-022-006) CYL [Staff Report](#)

DEVELOPMENT PLAN: PUBLIC HEARING

APPROVED WITH
MODIFICATIONS TO
CONDITION OF
APPROVAL #12

3. CLYDE MILES CONSTRUCTION (Applicant) - NORTOM CORPORATION (Owner), County File #DP13-3036: The applicant is requesting approval of a Development Plan to consider the following: 1) an architectural design review pursuant to Condition of Approval #11.B of amended Final Development Plan DP01-3061, for a new single family residence; 2) a request to approve a modification to Condition of Approval #11.C for a patio that measures up to 3 feet, where patios no higher than 18 inches are allowed outside of the building envelope; 3) a request to approve a modification to Condition of Approval #11.E.3 for retaining walls measuring up to 4.5 feet, where retaining walls no higher than 3 feet are allowed outside of the building envelope; 4) a request to approve a modification to Condition of Approval #11.G, to locate the building within the drip line of one tree; and 5) a request to approve a tree permit to remove one Valley Oak, (25 inches diameter) and work within the drip line of three Valley Oaks (20 to 33 inches diameter), to accommodate construction. The property is located at 454 Legacy Drive in the incorporated Alamo area. (Zoning: Planned Unit District, P-1) (Parcel Number: 193-010-032) SYG [Staff Report](#)

PLEASE NOTE: THE NEXT MEETING OF THE CONTRA COSTA COUNTY ZONING ADMINISTRATOR WILL BE HELD ON MONDAY, NOVEMBER 3, 2014. PLEASE BE AWARE OF THE MEETING LOCATION, 30 MUIR ROAD, MARTINEZ, CA.

Staff reports prepared for hearing items may be obtained by calling the Community Development Division at (925) 674-7792 or by visiting our office at 30 Muir Road, Martinez, California. Environmental Impact Reports have been prepared for each of the agenda items indicated by an asterisk (*).

Any disclosable public records related to an open session item on a regular meeting agenda and distributed by the Community Development Division to the Zoning Administrator less than 72 hours prior to that meeting are available for public inspection at the Community Development Division of the Department of Conservation and Development, 30 Muir Road, Martinez, California during normal business hours.

Recordings of this hearing are available for reviewing or copying purposes at the Community Development Division of the Department of Conservation and Development, 30 Muir Road, Martinez, California during normal business hours. We are open continuously from 7:30 a.m. to 5:00 p.m. Monday through Thursday and 7:30 a.m. to 4:00 p.m. on Friday. Advance arrangements may be made by calling (925) 674-7205.

